



Anil Rana
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NWC Canyon Estate Drive & Summer Hill Drive - 3.36 Ac Commercial land at I-15

3.36 Acres of Commercial Land Offered at \$4,000,000 USD in Lake Elsinore, CA



INVESTMENT HIGHLIGHTS

- Excellent I-15 freeway visibility
- Flat land with freeway frontage at higher elevation
- Easy access- Ideal for commercial development

EXECUTIVE SUMMARY

3.36 AC I-15 freeway visible commercial land

PROPERTY FACTS

Price	\$4,000,000	Property Subtype	Commercial
Sale Type	Investment or Owner User	Proposed Use	Commercial
No. Lots	1	Total Lot Size	3.36 AC
Property Type	Land		

1 LOT AVAILABLE

Lot PM29235

Price	\$4,000,000	Lot Size	3.36 AC
Price Per AC	\$1,190,476		

3.36 Acres in Parcel 2 of PM 200/039 PM29235, city of Lake Elsinore, Riverside, California, As per map recorded in book 200, pages 20 & 40 of PM

DESCRIPTION

Interstate I 15 freeway visible 3.36 Acre commercial land in the fast-developing city of Lake Elsinore. C1/SP zoning allows the land use for various commercial development such as Retail, Professional and medical office, home improvement centers, health and exercise clubs,

restaurants, government building, business colleges, professional schools, daycare centers, and other uses.

This vacant land is within the developed commercial and residential area. Excellent freeway visibility.

PROPERTY TAXES

Parcel Number

363-550-013

Land Assessment

\$1,756,654

Improvements Assessment

\$0

Total Assessment

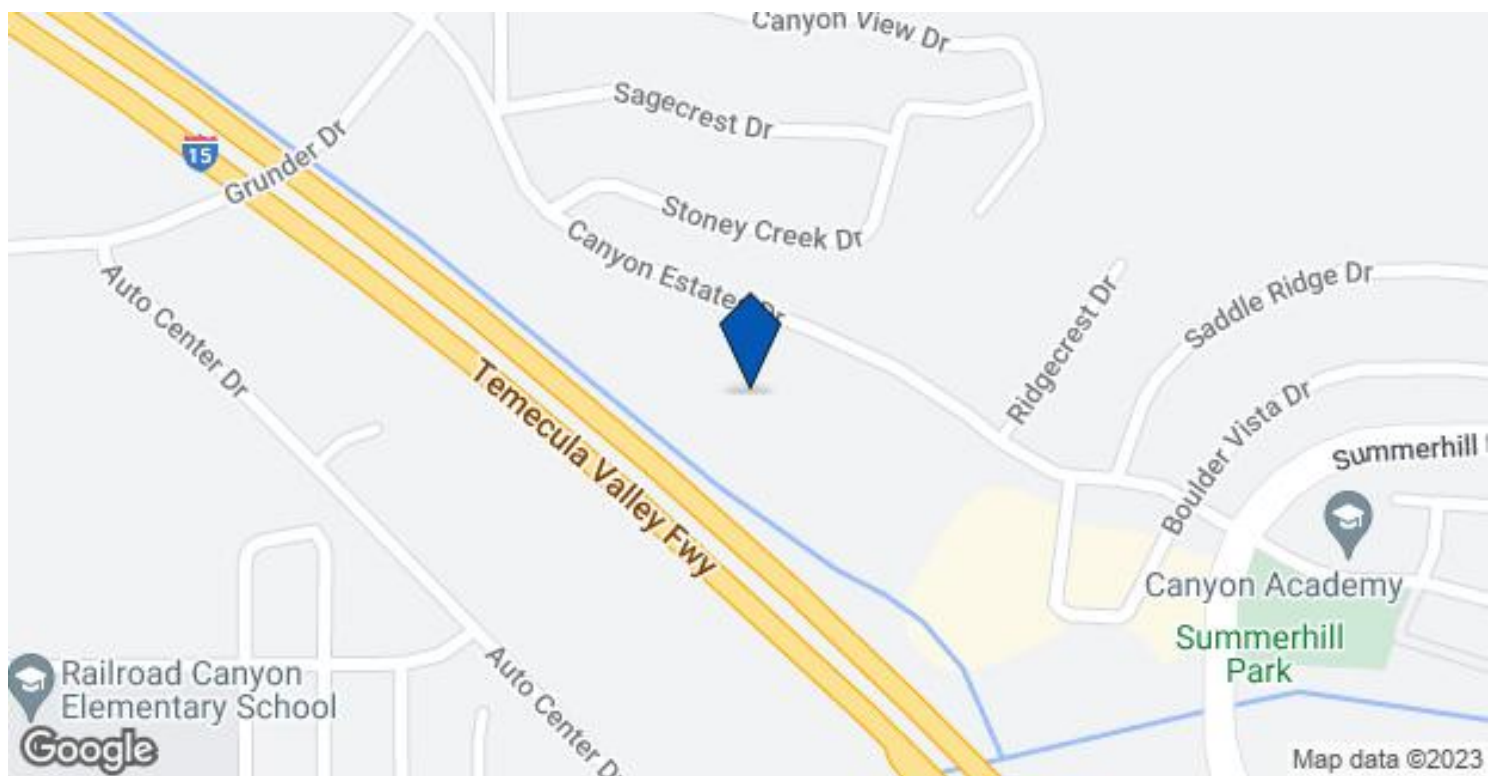
\$1,756,654

ZONING

Zoning Code

C 1 Commercial SP

MAP OF NWC CANYON ESTATE DRIVE & SUMMER HILL DRIVE LAKE ELSINORE, CA 92532



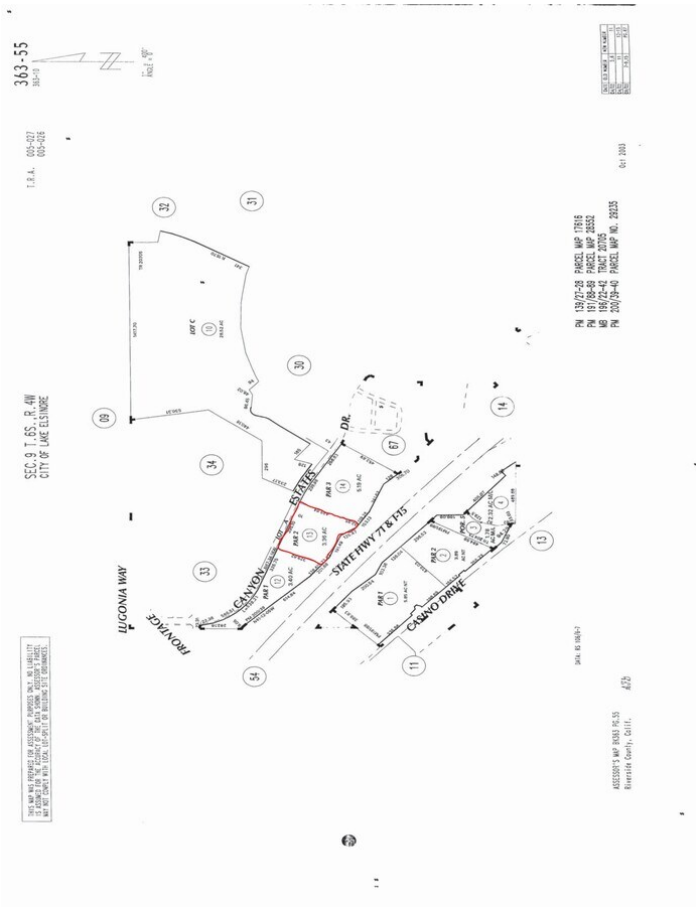
ADDITIONAL PHOTOS



3.36 AC Lake Elsinore land-Areal view



DSCN2983



3.36 AC land parcel map

Listing ID: 24170956

Date Created: 9/25/2021

Last Updated: 3/14/2023

Address: NWC Canyon Estate Drive & Summer Hill Drive, Lake Elsinore, CA

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